

108.0

0002

0011.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

703,100 / 703,100

USE VALUE:

703,100 / 703,100

ASSESSED:

703,100 / 703,100



PROPERTY LOCATION

No	Alt No	Direction/Street/City
14		LAWRENCE LN, ARLINGTON

OWNERSHIP

Owner 1:	O GRADY JOSEPH F & JANE R	Unit #:	
Owner 2:			
Owner 3:			

Street 1: 14 LAWRENCE LANE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 11,023 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1955, having primarily Vinyl Exterior and 1242 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
		Census:		Exempt		
		Flood Haz:				
D				Topo	3	Below Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		11023		Sq. Ft.	Site		0	70.	0.68	5									525,482						525,500	

IN PROCESS APPRAISAL SUMMARY

Legal Description										User Acct
										68955
Entered Lot Size										GIS Ref
										GIS Ref
Total Land:										Insp Date
Land Unit Type:										09/11/18

Total Card / Total Parcel
703,100 / 703,100
703,100 / 703,100
703,100 / 703,100

!8474!

USER DEFINED

Prior Id # 1:	68955
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/10/20	23:02:53
PRINT	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
LAST REV	
Date	Time
09/13/18	12:25:38
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Parcel ID								
108.0-0002-0011.A								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2020	101	FV	177,600	0	11,023.	525,500	703,100	703,100
2019	101	FV	159,900	0	11,023.	533,000	692,900	692,900
2018	101	FV	169,500	0	11,023.	397,900	567,400	567,400
2017	101	FV	169,500	0	11,023.	360,300	529,800	529,800
2016	101	FV	169,500	0	11,023.	345,300	514,800	514,800
2015	101	FV	168,700	0	11,023.	292,800	461,500	461,500
2014	101	FV	168,700	0	11,023.	277,800	446,500	446,500
2013	101	FV	168,700	0	11,023.	264,200	432,900	432,900

SALES INFORMATION

TAX DISTRICT									PAT ACCT.				
Grantor	Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes			
	21641-048		12/1/1991			177,000	No	No	Y				

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
4/13/1998	190	Manual	2,900					REPLACE DECKS
9/15/1997	555		3,000					GARAGE TO L.A.
3/28/1995	134	Manual	25,808					SIDING+WINDOWS+WDK

ACTIVITY INFORMATION

Date	Result	By	Name
9/11/2018	Inspected	PH	Patrick H
8/31/2018	MEAS&NOTICE	CC	Chris C
12/11/2008	Meas/Inspect	336	PATRIOT
12/14/1999	Inspected	264	PATRIOT
11/29/1999	Mailer Sent		
10/26/1999	Measured	256	PATRIOT
8/3/1991		JK	

Sign: VERIFICATION OF VISIT NOT DATA / / /

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type: 19 - Ranch				Full Bath: 1	Rating: Average			SINK IN BSMT.											
Sty Ht: 1 - 1 Story				A Bath: 1	Rating:														
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating:														
Foundation: 1 - Concrete				A 3QBth: 1	Rating:														
Frame: 1 - Wood				1/2 Bath: 1	Rating: Average														
Prime Wall: 4 - Vinyl				A HBth: 1	Rating:														
Sec Wall: 1	%			OthrFix: 1	Rating: Average														
Roof Struct: 1 - Gable				OTHER FEATURES															
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Average			1st Res Grid Desc: Line 1 # Units: 1											
Color: WHITE				A Kits: 1	Rating:			Level FY LR DR D K FR RR BR FB HB L O											
View / Desir:				Fpl: 1	Rating: Average			Other											
GENERAL INFORMATION				WSFlue: 1	Rating:			Upper											
Grade: C - Average				CONDOS INFORMATION				Lvl 2											
Year Blt: 1955	Eff Yr Blt:			Location: 1				Lvl 1											
Alt LUC:	Alt %:			Total Units: 1				Lower											
Jurisdict:	Fact: .			Floor: 1				Totals RMS: 5 BRs: 2 Baths: 1 HB: 1											
Const Mod:				% Own: 1															
Lump Sum Adj:				Name: 1															
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN							
Avg Ht/FL: STD	Phys Cond: AG - Avg-Good	26. %		Exterior: 1	No Unit	RMS	BRs	FL											
Prim Int Wall: 2 - Plaster	Functional: 1	%		Interior: 1	1	5	2												
Sec Int Wall: 1	Economic: 1	%		Additions: 1															
Partition: T - Typical	Special: 1	%		Kitchen: 1															
Prim Floors: 3 - Hardwood	Override: 1	%		Baths: 1															
Sec Floors: 1	Total: 26.4 %			Plumbing: 1															
Bsmnt Flr: 12 - Concrete				Electric: 1															
Subfloor: 1				Heating: 1															
Bsmnt Gar: 1				General: 1															
Electric: 3 - Typical								Totals 1 5 2											
Insulation: 2 - Typical																			
Int vs Ext: S																			
Heat Fuel: 2 - Gas																			
Heat Type: 1 - Forced H/Air																			
# Heat Sys: 1																			
% Heated: 100	% AC: 1																		
Solar HW: NO	Central Vac: NO																		
% Com Wall	% Sprinkled: 1																		
MOBILE HOME				Make: 1	Model: 1	Serial #: 1	Year: 1	Color: 1											
SPEC FEATURES/YARD ITEMS				PARCEL ID 108.0-0002-0011.A								IMAGE							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
More: N				Total Yard Items:				Total Special Features:				Total:				AssessPro Patriot Properties, Inc			